

July 18, 2012

Jules Denis and Mary Denis
196 Stratton Road
Rutland, VT 05701

RE: Variance Request

Location: 196 Stratton Road

Site: not assigned

Dear Mr. and Mrs. Denis,

I am in receipt of a variance request to allow two existing windows to remain. The windows are in bedrooms, one on the first floor and the other on the second floor, each measures 27 inches in height and 25 inches in width for a total clear opening of 4.7 square feet.

Under the provisions of the amended 2006 Vermont Fire & Building Safety Code, Section 5, a variance may be granted when the applicant can demonstrate that an equal degree of safety is being provided through a safe alternative method.

Code Requirement: The minimum “**net clear opening of egress windows must be 5.7 square feet,**” and the sill height must be not more than 44 inches above the floor. The minimum net clear opening height is 24 inches and the minimum net clear opening width is 20 inches, with a total net opening of 820 square inches. When using a double hung window, the 5.7 square feet of open-able area must be in the bottom sash only. 2006 NFPA 101 24.2.2.

Considering there are electric with battery back-up photoelectric smoke detectors on all levels and outside of the bedrooms, and that there are electric with battery backup carbon monoxide smoke detectors outside of all sleeping areas, this variance request is **GRANTED**.

In the future, any window replaced that requires altering of the window opening, the new windows must be 5.7 square feet.

Sincerely,

L.D. Sutherland
Regional Manager Rutland

Cc: Regional Managers
Assistant Fire Marshal Josh Maxham

